



MEMORANDUM
COMMUNITY DEVELOPMENT/RESOURCE AGENCY
ENGINEERING & SURVEYING DIVISION
County of Placer

TO: Honorable Board of Supervisors

DATE: May 3, 2016

FROM: Michael Johnson, AICP
Agency Director

BY: Richard Eiri, P.E., Deputy Director

SUBJECT: Rockwood Subdivision, Tract No. 1016, DFF-1550

ACTION REQUESTED

1. Accept the improvements as complete.
2. Authorize the Faithful Performance and Labor and Materials sureties to be set at:
 - a) Faithful Performance 25 percent of the value of any otherwise unsecured public improvements immediately upon your Board's approval.
 - b) Labor and Material 50 percent or the total of all claims per Government Code Section 66499.7, whichever is higher.

BACKGROUND

The Rockwood Subdivision (previously Maher Subdivision) is located on the east side of Sierra College Boulevard, approximately 600 feet north of the Placer County/Sacramento County Line (see Attachment 1). The Rockwood Subdivision was approved to create seven single-family residential lots, and a private road on 7.7 acres. The residential lots are between 40,007 and 41,609 net square feet (see Attachment 2).

The improvements constructed with this subdivision consisted of County Road construction along Sierra College Boulevard, private subdivision streets, sewer, drainage and utility infrastructure, survey monumentation and miscellaneous items. The street within this project is private, with maintenance provided by the property owner's Association. Security sufficient to cover labor and materials and faithful performance for the public improvements has been posted with the County.

ENVIRONMENTAL IMPACT

A Mitigated Negative Declaration for the Rockwood Subdivision has been found adequate to satisfy the requirements of the California Environmental Quality Act (CEQA). The Mitigated Negative Declaration was approved by the Planning Commission on January 9, 2014. Mitigation measures have been addressed by the Conditions of Approval for this Subdivision.

FISCAL IMPACT

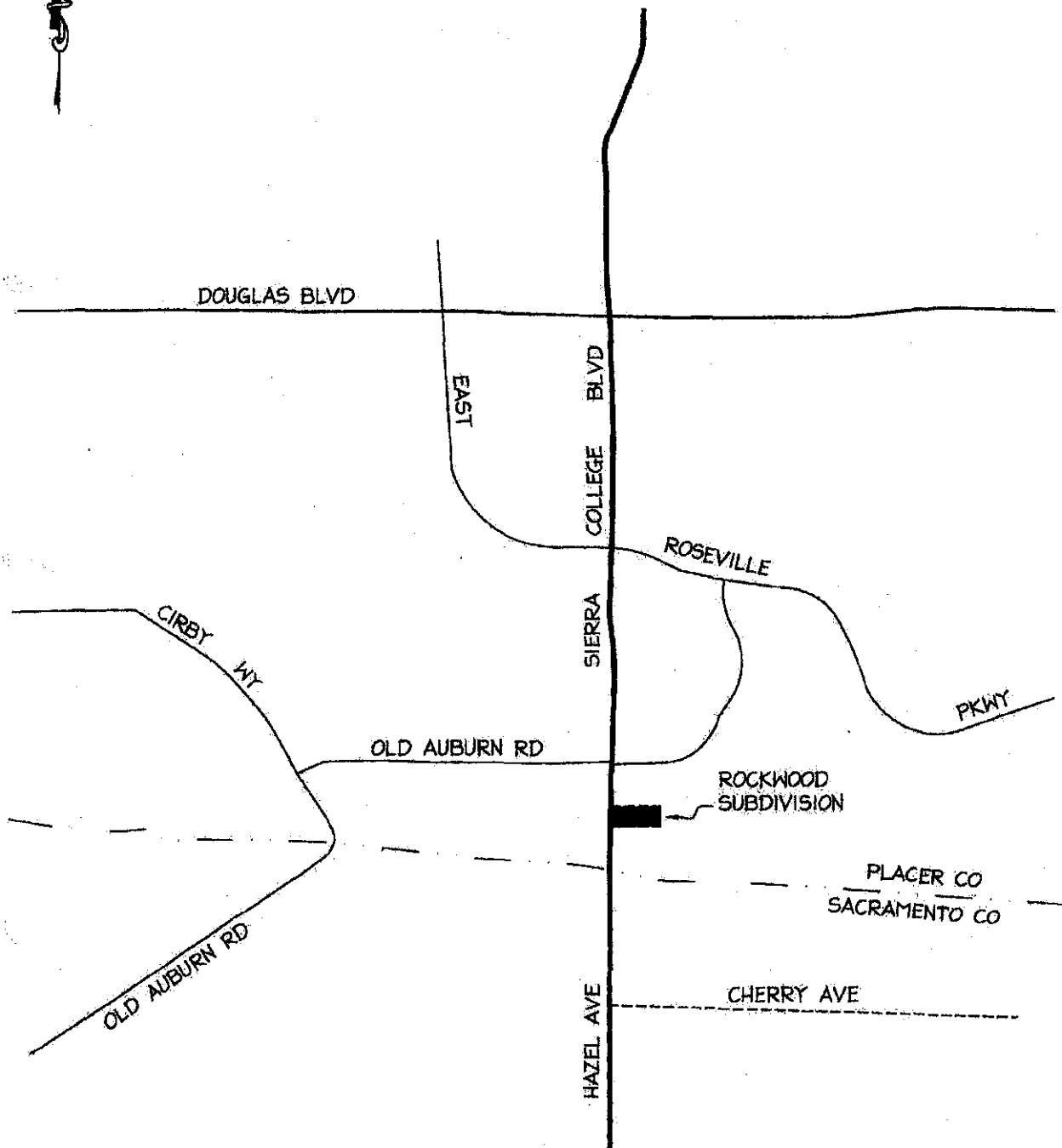
Acceptance of the improvements will have no fiscal impact on the County's General Fund.

ATTACHMENTS

Attachment 1: Vicinity Map

Attachment 2: Map of Subdivision

Attachment 1



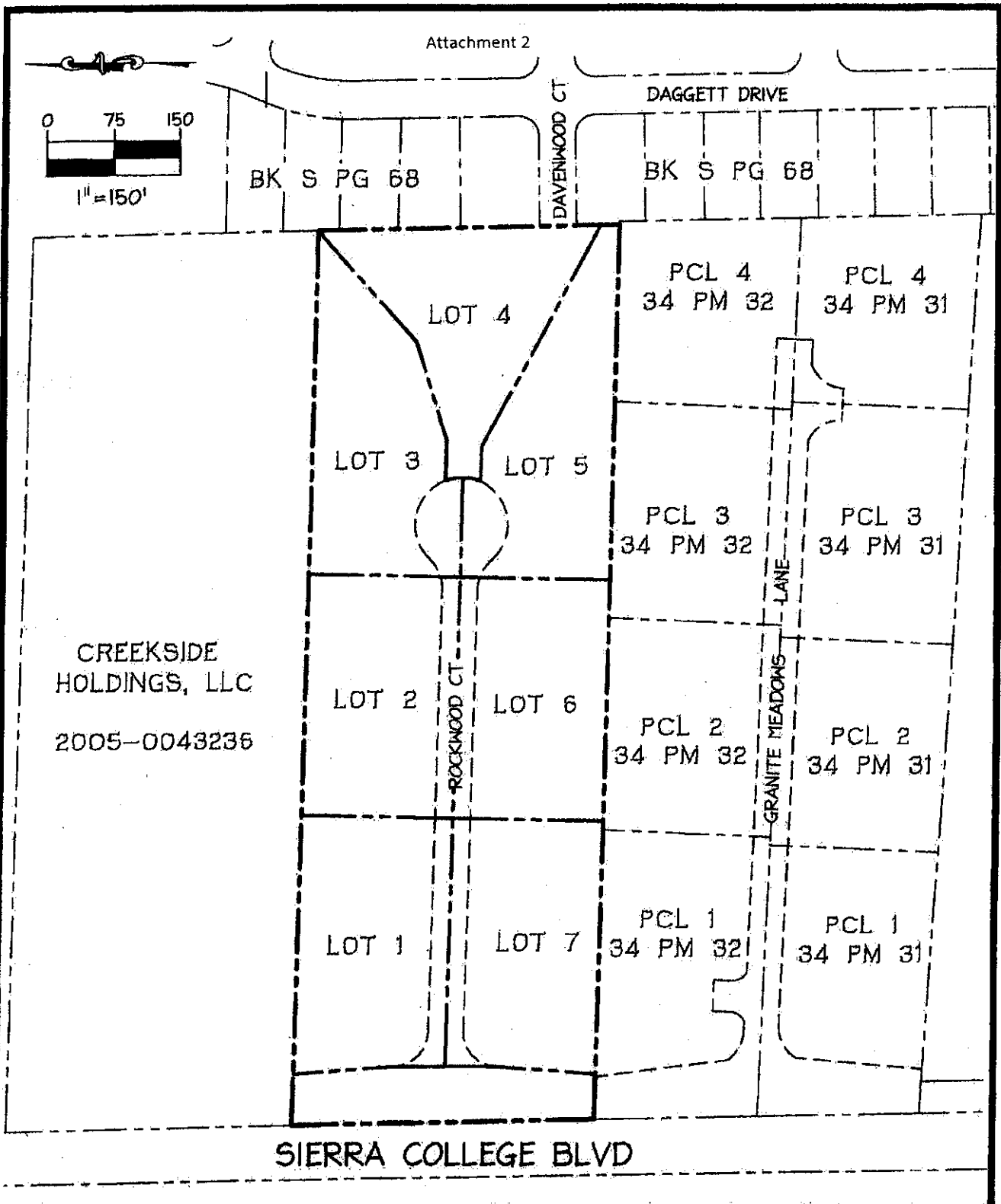
CK Giuliani & Kull, Inc.
Engineers • Planners • Surveyors

500 Wall Street, Suite A, Auburn, CA 95603
(530) 885-5107 Fax (530) 885-5157
Auburn • San José • Oakdale

SCALE: 1"=2500'
DATE: 06-08-2015
DRAWN: PD
CHECKED: EG
DWG NO: 12244PL1
JOB NO: 12244

**ROCKWOOD
SUBDIVISION**

91/2, SEC. 16, T10N, R7E, M.D.M.
PLACER COUNTY, CALIFORNIA



Giuliani & Kull, Inc.

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(530) 885-5107 Fax (530) 885-5157

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SCALE: 1"=150'

DATE: 06-08-2015

DRAWN: PD

CHECKED: EG

DWG NO: 12244PL1

JOB NO: 12244

**ROCKWOOD
SUBDIVISION**

81/2, SEC. 16, T10N, R7E, M.D.M.
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